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Book 2024 Page 2447

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Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$719.20

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED JOINT TENANCY**  
**Recorder's Cover Sheet**

**Preparer Information:** Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Tel: 563-927-4164

**Taxpayer Information:** Matthew Melchert and Kylie Siddell 3150 220th Ave., Hopkinton, IA 52237

**Return Document To:** Matthew Melchert and Kylie Siddell 3150 220th Ave., Hopkinton, IA 52237

**Grantors:** Corey Melchert and Tammy Melchert

**Grantees:** Matthew Melchert and Kylie Siddell

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED JOINT TENANCY

For the consideration of Four Hundred Fifty Thousand Dollar(s) and other valuable consideration, Corey Melchert and Tammy Melchert, husband and wife, do hereby Convey to Matthew Melchert and Kylie Siddell, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Parcel D part of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4) and part of the Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4) all in Section Nineteen (19), Township Eighty-Seven North (T87N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2009, Page 725

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

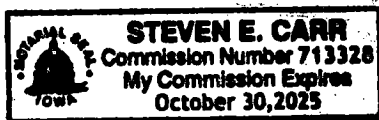
Dated: September 30, 2024.

Handwritten signature of Corey Melchert
Corey Melchert, Grantor

Handwritten signature of Tammy Melchert
Tammy Melchert, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 30, 2024 by Corey Melchert and Tammy Melchert.



Handwritten signature of Notary Public
Signature of Notary Public